

## GERMAN VILLAGE COMMISSION AGENDA

Tuesday, March 7, 2017

4:00 p.m.

German Village Meeting Haus – 588 S. Third Street

Applicants or their representatives must attend this hearing. If applicants are absent, it is likely that the application will be continued until the Commission's next hearing. If you have any questions, please call the city's Historic Preservation Office staff at 645-8040.

If you need assistance in participating in this meeting due to a disability under the ADA, please call the City's ADA Coordinator at (614) 645-6504 or email raisbell@columbus.gov at least three (3) business days prior to the scheduled meeting or event to request an accommodation.

- I. CALL TO ORDER
- II. NEXT COMMISSION MONTHLY BUSINESS MEETING – 12:00 PM (NOON), Tuesday, March 28, 2017  
50 WEST GAY STREET (BEACON BUILDING)
- III. NEXT COMMISSION MEETING – 4:00 p.m., Tuesday, April 4, 2017  
German Village Meeting Haus, 588 S. Third Street
- IV. SWEAR IN STAFF
- V. INTRODUCTION OF COMMISSIONERS
- VI. APPROVAL OF MINUTES, Tuesday, February 7, 2017
- VII. STAFF APPROVALS
- VIII. PUBLIC FORUM
  - Jessica Mathews - Open Streets Columbus
  - Proposed event on Third Street between Livingston and Reinhard Avenues.
- IX. APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

### STAFF RECOMMENDATIONS

#### 1. 17-3-12

**214-216 Thurman Avenue**

**C.J. Andrews/mode architects (Applicant)**

**Thurman Partners, LLC. (Owner)**

*Rehab of the building exterior was approved December 6, 2016 (COA# 16-12-19). During construction, deterioration to the existing framing was found along the west wall. An application and photographs have been submitted.*

Repair Wall & Install New Siding

- Remove existing asphalt shingle siding from the west elevation.
- Install new wood panel siding (T-111) to match the existing wood siding at the adjacent rear portion of the west elevation.



2. **17-3-13** (*not required to attend*)

**630 South Lazelle Street**

**Thomas Tyler Mason (Applicant/Owner)**

*An application, photographs, and product cut sheets have been submitted.*

Install New Door

- Remove existing, non-original, non-contributing, two-panel, nine-light, front entrance door.
- Install new, mahogany, six panel front entrance door, per the submitted product cut sheet.
- Exterior stain color to be “Red Mahogany,” per the submitted color chip.

Install New Storm Doors

- Install new, full-light storm doors at front and rear entrances, per the submitted product cut sheet.

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:20 P.M.**

3. **17-3-14**

**36 Lansing Street**

**Juliet Bullock Architects (Applicant)**

**Katherine A. Cohen & Patrick Williams (Owners)**

*An application, photographs, and elevation drawings have been submitted.*

Install New Window Openings

- Install two (2) new window openings on the second floor of the front/south elevation and one (1) new window opening on the east elevation, per the submitted drawings.

4. **17-3-16**

**734 Jaeger Street**

**Brian Wilson/ProBuild Roofing & Restoration, LLC. (Applicant)**

**Lorelee Syal (Owner)**

*An application, photographs, and elevation drawings have been submitted.*

Remove and Install New Asphalt Shingle Roof

- Remove all asphalt shingles on the main roof of the house, down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer’s specifications.
- Replace any/all damaged and deteriorated metal valleys with new metal valleys of appropriate dimension, as necessary. Valleys are to be smooth not a “W” channel to maintain the appropriate historic appearance and profile.
- Replace any/all damaged metal flashing on all existing chimneys.
- Install new 235 lb., class C, self-sealing 3-tab shingles. Manufacturer and color to be Certain Teed, Belmont, dimensional shingles, “Colonial Slate” or “Stonegate Gray,” per the submitted product cut sheet.
- All ridges to be capped with galvanized metal ridge roll, in lieu of cut shingle tabs, and painted “gray” or “Tinner’s Red.”
- Upon completion, all metal valleys and flashing are to be painted “gray” or “Tinner’s Red.”
- Any/all necessary venting is to be performed on the roof ridge, underneath the metal ridge roll via CobraVent, VentSure, or comparable, in lieu of hat-vents and/or soffit vents.

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:35 P.M.**

**5. 17-3-17**

**839 Mohawk Street**

**Glen Sullivan/Sullivan Builders, LLC. (Applicant)**

**Elfrieda Hoheisel (Owner)**

*An application, photographs, and window cut sheets have been submitted. Staff conducted site visit on February 13, 2017.*

Install New Windows

- Remove the six (6), existing, aluminum, one-over-one, double-hung windows.
- Remove the three (3), existing, wooden, two-over-two, double-hung windows.
- Install new, all wood (interior/exterior), Sierra Pacific, one-over-one, double-hung windows, per the submitted product cut sheets.
- One, existing, arched wood on the first floor, south elevation to be repaired and retained.

**6. 17-3-18 (Application Withdrawn by Applicants 3-2-17)**

**247 Lansing Street**

**Bryan Jordan & Mark Kempic (Applicants)**

**Bryan Jordan (Owner)**

*An application and photographs have been submitted.*

Repair/Replace Wood Siding

- Remove decayed sections of deteriorated siding, per the submitted photographs.
- Install new Dutch Lap Boral siding, to match existing wood siding.

**HOLDOVERS**

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:50 P.M.**

**7. 16-12-28**

**839 Mohawk Street**

**Peter Foster/Peter Foster Residential Design, LLC (Applicant)**

**Frieda Hoheisel (Owner)**

*This application was conceptually reviewed at the December 6, 2016 GVC hearing and continued from the February 7, 2017 GVC hearing. An application, site plan, renderings, and photographs have been submitted.*

Install New Siding

- Remove existing, deteriorated, board-and-batten siding on the existing, second-story shed dormers and first-story, south elevation, and install new Boral, smooth channel siding to match the new addition.

Install New Windows/Dormers

- Install new, Marvin Ultimate Wood windows on the existing, second-story, shed dormers; color to be "Kendall Charcoal."

Demolition

- Demolish the existing, one-story, rear addition.

New Two-Story Addition

- Construct a new, two-story, frame, rear addition, per the submitted site plan and elevation drawings.
- Flat roof to be EPDM roofing membrane.
- Exterior cladding to be Boral, smooth channel siding; Color to be "Kendall Charcoal."
- Gutter system to be hidden box gutter with 4" galvanized, round downspouts.
- Windows to be Marvin Ultimate Wood; Color to be "Kendall Charcoal."
- Porch Doors to be wood; Color to be "Kendall Charcoal."
- Foundation to be splitface concrete block.

*The following is from the February 7, 2017 GVC hearing:*

Commissioner Comments:

Mark Ours:

- *A similar situation, the Commission reached the conclusion that a replica of a silhouette at some point is just a replica.*
- *Based on the evidence presented, thinks the threshold has been crossed. There does not seem to be enough left to warrant trying to "Humpty-Dumpty" back together. Would like to have Historic Preservation Office staff do a site visit before a final decision is made.*
- *If demolition of the rear addition is approved, it should be documented first.*
- *The flat roof of the new addition looks higher on the south elevation than on the north elevation. Thinks lowering the roof 12" or less could make it less visible from the street.*
- *Try to bring the flat roof of the new addition down within 4-6" of the existing gable roof.*
- *Thinks it's appropriate to have the same horizontal siding on the existing dormer and the small frame section below.*
- *Look at reducing the overhang of the new addition from 12" to about 8".*
- *Take another look at window heights.*

Commissioner Leukart:

- *In agreement with Commissioner Ours, based on the photos submitted by the Applicant. Not sure there is enough of the original addition left to try to bring it back.*

Commissioner Theill:

- *Would also like for HPO staff to do a site visit to assess how much of the rear addition is original.*
- *Thinks the gap on the south elevation of the new addition is okay.*
- *Thinks there needs to be a dialogue between the new addition and the existing dormer.*

Commissioner Panzer:

- *Will need to see the numbers on the lot coverage.*
- *The addition will not be seen in pure elevation, but from a ground view perspective.*

*MOTION: Ours/Thiell (5-0-0) CONTINUED*

## NEW APPLICATIONS

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 5:10 P.M.**

**8. 17-3-19**

**578 South Sixth Street**

**Paul & Heather doForno (Applicants/Owners)**

*An application and photographs have been submitted. Work was completed prior to review/approval. A code order has been issued. Pergola was existing on the property when purchased by current owners.*

Install Metal Roof on Existing Pergola

- *Retain the existing corrugated metal roof, installed over an existing pergola in the fenced rear yard, per the submitted photographs.*

**9. 17-3-20**

**784 South Third Street**

**Britain Meyers/Nicholson Builders (Applicant)**

**Gregroy Barrett & Lynne Johnson (Owners)**

*An application, site plan, elevation drawings, and photographs have been submitted.*

New Rear Addition

- *Construct a new, one-story, frame, rear addition at the rear of the ca. 2005 1.5. story, addition, per the submitted drawings.*
- *Hipped roof to have standing-seam-metal roofing.*
- *Wood siding and trim to match existing wood siding and trim.*
- *One-over-one, double-hung sash windows to match existing windows.*
- *Exterior light fixtures to match existing exterior light fixtures.*
- *Door to be wood, full-light door.*
- *Install new brick pavers at the rear entrance, to match existing sidewalk, per the submitted rendering.*

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 5:30 P.M.**

**10. 17-3-21**

**745 South Third Street**

**Urban Order Architecture (Applicant)**

**Mike & Stacey Valo (Owners)**

*An application, site plan, elevation drawings, and photographs have been submitted. A landscape/hardscape plan was approved January 3, 2017.*

**Build New Porch**

- Construct a new, open porch on rear of existing house, per the submitted site plan and elevation drawings.
- New porch to have wood columns, bead-board ceiling and flat seam metal roof.

**11. 17-3-22**

**186 Sycamore Street**

**William Hugus Architects (Applicant)**

**Dan Kline (Owner)**

*This application was conceptually reviewed at the February 7, 2017 GVC hearing. An application, photographs, and site plan have been submitted.*

**Exterior Alterations**

- Install new, wood, Marvin, French doors on the front and side elevations of the existing front porch, per the submitted elevation drawings.
- Restore corner columns, beam, and sill trim to recreate original “porch design.”
- Install new, wood, Marvin, French doors on the front elevation of side bump-out, per the submitted elevation drawings.
- Install new, Boral, flush, shiplap siding on the side bump-out.
- Convert the wedge-shaped roof of the side bump-out to a side-gable roof, per the submitted site plan.
- New roof to be standing-seam-metal or GAF Slateline.
- Existing slate on main roof to remain, as is.

*The following is from the February 7, 2017 GVC hearing:*

**Commissioner Comments**

**Commissioner Ours:**

- *The areas in question are non-historic, so the Commission is open to proposals.*
- *Consider making the “sawtooth” section “cooler” rather than trying to make it look historic. Embrace its modern-ness.*
- *Consider metal siding.*

**Commissioner Panzer:**

- *Sees no issues with making the front porch more “porchy.”*
- *Asked how much the existing slate roof would be affected by “completing the gable” of the wedge.*

**Commissioner Ours:**

- *Agrees that embracing the weirdness of the wedge section is okay.*

**Commissioner Thiell:**

- *The “flying wedge” is a unique German Village oddity.*

**NO ACTION TAKEN**

**12. 17-3-23**

**843-849 Mohawk Street**

**William Hugus Architects (Applicant)**

**Lisa Stein & Craig Colvin (Owner)**

*This application was conceptually reviewed at the December 6, 2016 GVC hearing. An application, photographs, and site plan have been submitted. Notices have been mailed.*

Request for Variance Recommendation

1. Section 3332.037; PERMITTED USES; TO PERMIT 2 DETACHED 1-UNIT DWELLINGS.
2. Section 3332.19; FRONTING ON A PUBLIC STREET; TO PERMIT A CARRIAGE HOUSE (BLDG B) TO FRONT ON A PUBLIC ALLEY.
3. Section 3332.25; MAXIMUM SIDE YARD REQUIRED; TO PERMIT A MAXIMUM SIDE YARD FOR BLDG A FROM 12.5' TO 4.47'.  
TO PERMIT A MAXIMUM SIDE YARD FOR BLDG B FROM 12.5' TO 6.0'.
4. Section 3332.26; MINIMUM SIDE YARD; TO PERMIT A MINIMUM SIDE YARD AT NORTH SIDE FROM 5.0' TO 4.3' AND SOUTH SIDE TO 0.17' FOR BLDG A.  
TO PERMIT A MINIMUM SIDE YARD AT SOUTH SIDE FROM 5.0' TO 1.0' FOR BLDG B.
5. Section 3332.27; REAR YARD; TO PERMIT A REAR YARD FROM 25% TO 0% FOR BLDG B.

*The following is from the December 16, 2016 GVC hearing:*

Commissioner Comments

Commissioner Panzer:

- *Noted that the proposal would appear to lose one on street parking space and pick up five off-street spaces.*
- *Thinks that either four garage bay doors on Lazelle or two bay doors on Lazelle and Lansing would both be problematic.*
- *Thinks of Lazelle Street as being residential but not Lansing Street.*
- *Will need to have more detailed info about the driveway entrance design, including the plantings along the sides.*

Commissioner Ours:

- *Has concerns about the connector (between 849 and 843-847). The rooflines need to be resolved. It's about the how, not the if.*
- *Will need to see lots of streetscape elevations in regard to the carriage house.*
- *Very concerned about the concept of an "auto court" in general, as a suburban type thing. Will there be a gate? Will the auto court be visible from the streets?*
- *It's difficult envisioning the height on Lansing instead of Lazelle.*
- *Need to see elevations to understand the proposal.*

Commissioner Durst:

- *Noted that Sanborn maps indicate that three garages once faced onto Lazelle Street and one onto Lansing Street.*
- *Thinks having four garage doors facing onto the "auto court" is okay.*
- *Will need to address the issue of any required retaining walls.*
- *Wondered if it would be more appropriate for the longer section of the garage to be along Lazelle rather than Lansing.*

Commissioner Leukart:

- *Thinks the proposal is okay preliminarily.*
- *Provide additional details for the driveway.*

**NO ACTION TAKEN**

**13. 17-3-24**

**787 Mohawk Street**

**William Hugus Architects (Applicant)**

**Mike & Carri Oberfield (Owners)**

*A new, 1.5 story rear addition was approved at the November 10, 2015 GVC hearing. Exterior alterations to existing house were also approved. New asphalt roof and skylights have been installed, as approved. An application, photographs, and site plan have been submitted.*

Modify Previous Approval

- Modify previous COA # 15-11-29, for exterior changes to existing brick cottage.
- Front porch to be as previously approved, except existing steps will be retained.
- South elevation, east window to remain a window.
- New stoop at south elevation to be deleted.

New Addition

- Build new, one-story, frame, rear addition, per the submitted site plan and elevation drawings.
- Cladding to be 4" lap siding.
- Flat roof to have EPDM roofing.
- Windows and doors to be Jeld-Wen.

**CONCEPTUAL REVIEW**

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 6:00 P.M.**

**14. 17-3-15a**

**898 City Park Avenue**

**Nick & Noelle Collis (Applicants/Owners)**

*Application #17-3-15 has been divided into item 'a' for German Village Commission review under Conceptual Review, and item 'b' for Staff Approval under Staff Approved items (see below). An application and photographs have been submitted. A Code Order has been issued.*

Demolish and Rebuild Rear Porch

- Demolish the existing, two-story, enclosed rear porch and build new rear porch.

Install New Wrought Iron Fence

- Install new wrought iron fence and gate along the Whittier Street side of the property, to match the existing fence at 73 Whittier.

Install Security Post and Chain

- Install a new security post and chain along the City Park Avenue side of the property to prevent unauthorized parking.

**15. 17-3-25**

**802-804 South Sixth Street**

**George Simpson (Applicant)**

**Sixth Street, LLC. (Owners)**

*An application, site plan, and elevation drawings have been submitted.*

Construct New Garage

- Construct a new, 865.2 sq. ft., three-car garage on rear of lot.
- Each unit to be 10'3" W x 28' D, with 9' W x 7' H overhead doors.
- Three pedestrian doors to be on west elevation.
- Exterior cladding to be wood siding.
- Two coach lights to be located on west elevation and two on east elevation.
- Three (3) trees to be removed for new construction.
- Install new, concrete apron at alley.
- Install new, concrete sidewalk west side of new garage.



**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 6:30 P.M.**

**16. 17-3-26**

**700 Mohawk Street**

**Urban Order Architecture (Applicant)**

**Art & Natalia Rola (Owners)**

*An application, photographs, site plan, and elevation drawings have been submitted.*

New Addition

- Modify existing rear addition, and build a new, one-story addition at rear of existing, 1.5 story, brick cottage, per the submitted site plan and elevation drawings.
- Exterior cladding to be horizontal siding.
- Windows to be two-over-two, double-hung sash.
- West elevation to include one (1) full-light entrance door. North elevation to include one (1) half-light door.

Exterior Alterations/Existing House

- Exploratory removal of siding on south side of existing house.
- Modify fenestration on south side of existing house.

**17. 17-3-27**

**180 East Kossuth Street**

**Urban Order Architecture (Applicant)**

**Mark Malinowski (Owner)**

*An application, photographs, site plan, floor plans, and elevation drawings have been submitted.*

Demolition

- Demolish the existing, ca. 1995, one-story, enclosed sun room addition.

New Addition

- Build a new, two-story, frame addition at the rear of the existing, 2.5 story, brick house, per the submitted site plan and elevation drawings.

**STAFF APPROVALS**

*(The following applicants are not required to attend)*

• **17-3-1**

**313 Frankfort Street**

**Matt Berglund (Applicant)**

**Rebecca Stewart (Owner)**

Approve Application #17-3-1, 313 Frankfort Street, as submitted, with all clarifications noted.

Install New Door

- Remove the existing, non-original, non-contributing, wood slab, basement entry door in the below-grade foundation wall, per the submitted photographs.
- Install a new, wood, ETO, four-panel door in the same location, per the submitted product cut sheet.
- New door to fit the existing opening.

• **17-3-2**

**339 East Beck Street**

**Jackson N. Pulliam (Applicant/Owner)**

Approve Application #17-3-2, 339 East Beck Street, as submitted, with all clarifications noted.

Install New Door

- Remove the existing, non-original, non-contributing, wood slab, front and rear entry doors, per the submitted photographs.
- Install a new, custom, wood, three-quarter-lite door in the front entry and a new, custom, wood, half-lite, single-panel door in the rear entry, per the submitted product cut sheets.
- New doors to fit the existing openings.



- Existing transom at front door to be retained.

- **17-3-3**

**703 South Fifth Street**

**Graham Stephenson (Applicant)**

**Graham & Julee Stephenson (Owners)**

Approve Application #17-3-3, 703 South Fifth Street, as submitted, with all clarifications noted.

Install Flue Vent

- Install new, 2-inch, pvc, flue vent and fresh air intake pipe on the south, exterior brick wall, per the submitted photographs and site plan.
- Flue vent and intake pipe to be located next to the existing furnace vent.
- New flue vent to be painted to match the existing brick color, as closely as possible.

- **17-3-4**

**719-721 City Park Avenue**

**Rebecca Gray/Paragon Fence (Applicant)**

**Gina Russo (Owner)**

Approve Application #17-3-4, 719-721 City Park Avenue, as submitted, with all clarifications noted.

Install New Fence

- Remove the existing, deteriorated, shadow-box fence, dividing the rear yards of the duplex, per the submitted photographs and site plan.
- Install a new board-on-board, six-feet high (6' H), wood fence with all straight-cut vertical boards installed with a top and bottom rail cap placed between the 4" x 4" wood posts, per the submitted photograph.
- Gate to be located per the submitted site plan.
- Fence to be painted or stained within one (1) year. Stain/paint color for all fence to be submitted to the Historic Preservation Office staff for final review and approval.
- Existing fence along sides of rear yard to remain, as is.

- **17-3-5**

**762 South Fifth Street**

**Patricia Hook (Applicant/Owner)**

Approve Application #17-3-5, 762 South Fifth Street, as submitted, with all clarifications noted.

Exterior Painting/House & Garage

- Repair and/or replace all damaged, deteriorated, and missing wood and aluminum trim elements, and aluminum siding on the house and ca. 1985 concrete block garage, as needed. All replacement wood to be of same dimension and profile as the original wood trim; like-for-like, according to industry standards.
- Prepare all exterior, wooden surfaces on the house and garage for repainting using the appropriate hand tools.
- Glaze and caulk as necessary.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications.
- Paint the wood siding/trim and the three exposed concrete block walls of the ca. 1985 concrete block garage.
- Paint the existing, aluminum siding, aluminum/wood trim, front porch, and the previously painted, brick rear section of the house.
- Paint colors to be: Body – Benjamin Moore “Baltic Gray; Trim – Benjamin Moor “Crisp Linen.”

- **17-3-6**

**512 City Park Avenue**

**Bello Giardino Landscaping (Applicant)**

**Rachel Ferst (Owner)**

Approve Application #17-3-6, 512 City Park Avenue, as submitted, with all clarifications noted.

Landscaping

- Install new plantings in the side yard, per the submitted landscape plan.
- Existing Japanese Maple and three existing Hornbeam trees to remain.
- Existing porch/deck, fencing, and brick walkway to remain.

- **17-3-7**

**685 South Third Street**

**Theresa Sugar (Applicant/Owner)**

Approve Application 17-3-7, 685 South Third Street, for renewal of expired COA # 12-9-23 (Expired: September 11, 2013), exactly as previously approved, for a period of one (1) year.

New Garage

- Construct new twenty foot by twelve foot (20' x 12') single car frame garage in rear yard, per submitted plans.
- Garage to have five and a half inch (5½") scalloped shiplap siding, asphalt shingle roof from the Approved Shingles List, wood trim, four panel wood service door with transom and Clopay wood overhead garage door, per submitted cutsheet.
- Extend brick driveway to the new garage; install new wrought iron gate, per submitted site plan.
- A revised drawing and specifications for a simplified gate are to be submitted to the Historic Preservation Office staff for final review and approval.

Alterations to House

- Remove fixed shutters from window opening on north elevation of the house; if original window is missing install new Pella Architect Series double hung wood window in the opening.
- Add gable dormer with single double hung window, wood lap siding and asphalt shingle roofing from the Approved Shingles List on both the north and south elevations of rear 1½ story portion of the house, per submitted plans.
- Enlarge opening on second story south elevation to match adjacent window opening and install new 2-over-2 SDL wood window.
- Remove deteriorated vertical wood siding on rear (southeast) corner of the house; add new 2-over-2, SDL wood windows, wood lap siding, Hardie panel and wood trim, per submitted plans.
- Reverse four panel door on front entrance to correct installation.

MOTION: Thiel/Case (7-0-0) APPROVED.

- **17-3-8**

**685 South Third Street**

**Theresa Sugar (Applicant/Owner)**

Approve Application 17-3-8, 685 South Third Street, for renewal of expired COA # 15-8-24a (Expired: August 4, 2016), exactly as previously approved, for a period of one (1) year.

Garage

- Amend previously approved COA #12-9-23 for a new garage to change garage door to Clopay Reserve Collection Semi- custom series Design #1, Rec13, all wood overhead door, per submitted specifications.

MOTION: O'Donnell/Hartke (6-0-0) APPROVED.

- **17-3-9**

**33 East Deshler Avenue**

**Kevin Hock (Applicant/Owner)**

Approve Application #17-3-9, 33 East Deshler Avenue, as submitted, with all clarifications noted.

Remove Existing Sidewalks and Install New Sidewalks

- Remove any/all damaged and deteriorated, concrete public and service sidewalks, and dispose of all debris in accordance with Columbus City Code.
- Install new concrete in the same location and of the same dimension, as needed.
- All work to be in accordance with industry standards and all applicable City Building Codes.
- Maintain any/all existing sandstone curbs, and repair, as needed, in accordance with all applicable industry standards, and/or replace with like sandstone curbing.

- **17-3-10**

**267 Reinhard Avenue**

**Scott A Crecelius/Door Depot (Applicant)**

**Ellin Frair (Owner)**

Approve Application #17-3-10, 267 Reinhard Avenue, as submitted, with all clarifications noted.

Install New Garage Doors

- Remove the two (2) existing, deteriorated, 14' x 8', wood, overhead garage doors.
- Install two (2) new, 14' x 8', Wayne Dalton Colonial model 110, wood overhead doors to match existing, like-for-like, per the submitted product cut sheet.
- Final paint color to be submitted to Historic Preservation Office staff for final review and approval.

- **17-3-11**

**748 Jaeger Street**

**John Pribble & Darci Congrove (Applicant/Owner)**

Approve Application #17-3-11, 748 Jaeger Street, as submitted, with all clarifications noted.

Landscaping

- Remove existing concrete sidewalk and field stone and gravel walkways in rear yard, and install new cut bluestone walkways, per the submitted site plan.
- Remove existing small paved areas of field stone/gravel in rear yard, and install new brick pavers with bluestone border, per the submitted photographs and site plan.
- Regrade rear yard, as needed, to provide for proper drainage.
- Install new, rectangular patio area with Belden brick pavers and 24" bluestone border.
- Install new, bluestone walkway from new patio to existing garage.
- Install new stone fountain in center of new brick patio. Cut sheet for new fountain to be submitted to Historic Preservation Office staff for final review and approval, prior to installation.

- **17-3-15b**

**898 City Park Avenue**

**Nick & Noelle Collis (Applicant/Owner)**

*Application #17-3-15 has been divided into item 'a' for German Village Commission review under Conceptual Review (see above), and item 'b' for Staff Approval under Staff Approved items.*

Approve Application #17-3-15b, 898 City Park Avenue, as submitted, with all clarifications noted.

Exterior Painting

- Repair and/or replace all damaged, deteriorated, and missing wood siding and/or trim elements, as necessary. All replacement wood to be of exact same dimension and profile as the original wood siding and/or trim; like-for-like, according to industry standards.
- Prepare all exterior, wooden surfaces on the house for repainting using the appropriate hand tools.
- Glaze and caulk as necessary.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications. Paint color chips for finish coat are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of the paint.
- **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**
- Paint color chips for any previously painted masonry are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of paint.

Repair/Replace Gutters & Downspouts

- Examine all existing, metal, ogee (k-style) gutters on the house and make any repairs and/or replace the existing gutter system on all elevations with new metal, ogee (k-style) gutters.

- Install new, corrugated metal downspouts in the appropriate locations to assure proper drainage.
- Examine the existing storm water drainage system for soundness and proper function. Make any/all necessary repairs to the existing storm sewer tile system to assure proper drainage away from the foundations of this and neighboring properties. If deemed necessary, install a French drain system or similar, appropriate drainage system in accordance with all applicable City Building Codes and industry standards.

Repair Door

- Repair the existing, non-original, wood door on the rear elevation of the two-story, enclosed porch, as needed.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications. Paint color chips for finish coat are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of the paint.

Remove Dumpster Enclosure

- Remove the deteriorated, wood, stockade fence, dumpster enclosure in the northeast corner of the parking area. No new dumpster enclosure is being requested or approved at this time.

Exterior Light Fixture

- Repair/replace any/all damaged exterior light fixtures, as needed. Any new exterior light fixtures to match existing.

• **17-3-28**

**247 Lansing Street**

**Bryan Jordan & Mark Kempic (Applicants)**

**Bryan Jordan (Owner)**

Approve Application #17-3-28, 247 Lansing Street, as submitted, with all clarifications noted.

Repair/Replace Wood Siding

- Remove sections of deteriorated wood siding on the main house and addition, per the submitted photographs.
- Install new wood siding, to match existing wood siding, like-for-like.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications. Paint colors to match existing.

**X. OLD BUSINESS**

**XI. NEW BUSINESS**

**XII. ADJOURNMENT**